

#HACKNEYISBUILDING

Colville Estate

January 2021

If you have coronavirus symptoms, even mild ones, please isolate yourself from other people for 10 days and get a test. If you are asked to self isolate, regardless of symptoms, you must do so to keep from possibly passing it onto others. You can book a

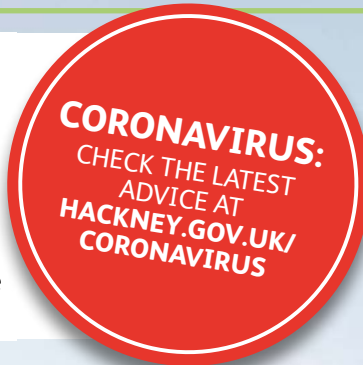
test online by downloading the NHS COVID-19 app, or calling 119.

Coronavirus symptoms are:

A high temperature

A new, continuous cough

A loss or change to your sense of smell or taste



Cyberattack

Council services continue to be significantly disrupted due to a serious cyberattack, and you may experience difficulty contacting us or using our services.

Key essential services, including our coronavirus response, continue to operate, but some of our services may be unavailable or disrupted for some time.

Our phone lines remain open for essential help, advice and emergency support. However, we are asking you to avoid contacting us unless absolutely necessary, and to be patient if your call takes longer than normal or we have difficulty providing you with the information you need straight away.



Turn the page for your invitation to our next consultation!

Hackney is facing a severe housing shortage, with more than 3,000 families living in hostels and other temporary accommodation and thousands more on the waiting list for social housing. That's why Hackney is building.

As part of our plans to provide much-needed housing on Council-owned land, we're proposing to

build 935 homes on the Colville Estate, replacing the original 432 homes with brand new homes for all tenants, alongside additional new homes and wider improvements to the estate. Half of the homes will be for social rent and shared ownership, with the remaining being for outright sale to help pay for them. Find out more in this newsletter!

#HACKNEYISBUILDING

**GENUINELY AFFORDABLE COUNCIL HOMES
PRIORITISED FOR LOCAL PEOPLE!**





Progress so far

Since our last newsletter towards the end of 2019, we have restarted work on the latest phase of the regeneration called Phase 2C. The plans for this phase were approved in 2012, but we are now making some changes to ensure the new homes meet the latest fire safety regulations and energy efficiency standards, and to learn from the feedback from residents who have already moved to new homes on the estate.

So far, we have appointed Karakusevic Carson Architects (KCA) as the architects for Phase 2C and they will prepare the application for the planning changes. KCA developed the masterplan for the estate, and also the Phase 2 design and are bringing huge experience and continuity to the design review work now in progress.

The new homes will be located on the sites of Rosemary House, Sillitoe House and the terrace of houses on Harvey Street. Phase 2C will also include the new community centre and an energy centre for the estate.

We are looking to start work in early 2022.

Feedback

We would like to thank all the residents who completed the housing needs survey and also all those living in new homes in Clift House and Dorchester House, Phase 2A&B, who completed evaluation surveys about their new homes. We have also held some online and telephone workshops at the end of 2020 with the residents who are due to move into the newly completed homes.

We would also like to thank all the residents who attended the online and telephone workshops and provided feedback on our plans. During our consultations, we discussed the options for improvements following the feedback received on Phase 2A&B and some necessary changes, such as providing sprinklers to the new homes to meet fire regulation requirements and an energy centre to help reduce carbon emissions.

We have also been meeting with the Colville Estate Tenants and Residents Association (CETRA) Steering Group on a monthly basis to discuss their feedback on the new homes that have been built on the estate, and look at ways where we can improve for the next phase of building.

What's happening now

We would now like to invite you to our further online and telephone sessions when we will update you on the changes that we need to make to the previously approved planning application. We would also like to hear your feedback on our proposals for public spaces and landscaping.

Within this newsletter, we have included a summary of our proposals from KCA, which we are keen to hear your feedback on!



Invitation to the next consultation

We would like to invite you to our next consultation events, which will be taking place on 21 and 23 January. In order to keep both the community and staff safe, we have made some changes to how we would normally hold our events. We will be holding our consultation sessions via Zoom and telephone.

Online sessions

There are three online Zoom sessions which will be held on the following dates and times:

Thursday 21 January:

5pm-6.30pm

7pm-8.30pm

Saturday 23 January:

11am-12.30pm

Please RSVP to the online sessions by contacting Miranda Ferrier on miranda.ferrier@hackney.gov.uk or **020 8356 3018** or Beth Wall on elizabeth.wall@hackney.gov.uk or **020 8356 7581**. We will then send you further details including joining instructions and the Zoom link for the session you have booked.


There is no obligation to turn your camera on during the online sessions and if you would like to ask any questions following the meeting, please contact either Miranda or Beth on the details above. Your feedback can be given anonymously if you prefer.

Telephone call sessions

If you aren't able to join online sessions, we will also be holding engagement sessions via telephone. You can book a time to discuss the plans with the team. Please contact either Miranda or Beth on the details to the left.

Website

All of our consultation materials are now available on hackney.gov.uk/colville-estate. You can also fill in our feedback form on bit.ly/Colville2C and visit the website to see previous newsletters and exhibition materials. Please fill in a feedback form and have your say by **Sunday 31 January**.

 We've also uploaded a video talking through our proposals, which is available in both English and Turkish. To view this, please visit hackney.gov.uk/colville-estate.

In the meantime, if you have any questions about the project please do not hesitate to contact either Miranda on miranda.ferrier@hackney.gov.uk or on **020 8356 3018** or Helene on helene.estien@hackney.gov.uk or on **020 8356 4240**.

Genuinely affordable council homes prioritised for local people

Council-led

Hackney is building without private developers or selling off Council land. Our homes and developments are built and owned by the Council, and any homes that we need to sell to pay for this are sold in-house through our sales and marketing team, Hackney Sales.

Council Land

Hackney is building on Council-owned sites to make the most of public land to help tackle the housing crisis. Rather than selling our land, that means making the most of what we already have available.

Not for profit

With little government funding for social housing, building homes for outright sale is the only way of paying for these. We never sell homes to make a profit.

Working together

Hackney is building together with the local community. All our projects are delivered through close collaboration with local residents from start to finish.

First dibs for local people

Hackney is building for local people, and it's only fair that those who are most affected by the changes taking place are the first to benefit.

That's why we always put local people first in our new developments, which on the Colville Estate means all secure tenants will get first preference for the new Council rented homes and resident leaseholders can apply for one of the leaseholder options. Any homes for sale will be marketed to local people.

Update on Colville Phase 2A&B

In November, the defects period for the recently completed homes in Phase 2A&B, Clift House and Dorchester House, was mostly completed. This means that management of these homes has been passed on to the Council's general Housing Services teams. Residents in these blocks can now contact their Housing Officer, Damian Donnelly, about any tenancy or property issues. Damian can be contacted on the Neighbourhood Housing Office number, **020 8356 3330**.

Residents in Clift House and Dorchester House will also be invited to complete a survey in early 2021 to give us feedback on their experience of their new homes. We will be in contact with the survey soon.

KEY CONTACTS:

hackney.gov.uk/colville-estate

Miranda Ferrier (Project Manager)

E: miranda.ferrier@hackney.gov.uk
T: 020 8356 3018

Helene Estien (Project Manager)

E: helene.estien@hackney.gov.uk
T: 020 8356 4240

Angela Jones (Project Officer)

E: angela.jones@hackney.gov.uk
T: 020 8356 1165

Beth Wall (Project Officer)

E: elizabeth.wall@hackney.gov.uk
T: 020 8356 7581

PPCR, the Independent Tenant and Leaseholder Advisors for Colville Estate residents

Freephone: 0800 317 066
E: info@ppcr.org.uk

TRANSLATION

If you, or someone you know, need this newsletter translated please contact

consultation@hackney.gov.uk
or call **020 8356 1895**.